

SNAPSHOT of HOME Program Performance--As of 06/30/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Charleston County**

State: **SC**

PJ's Total HOME Allocation Received: **\$13,765,435**

PJ's Size Grouping*: **B**

PJ Since (FY): **1998**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 13				
% of Funds Committed	95.86 %	93.39 %	6	92.63 %	76	76	
% of Funds Disbursed	86.67 %	85.46 %	6	86.67 %	40	43	
Leveraging Ratio for Rental Activities	20.88	8.28	1	5.03	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	85.88 %	97.20 %	10	88.14 %	21	19	
% of Completed CHDO Disbursements to All CHDO Reservations***	89.93 %	78.67 %	4	76.19 %	80	78	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	97.78 %	81.26 %	2	81.48 %	94	90	
% of 0-30% AMI Renters to All Renters***	64.44 %	35.21 %	2	45.62 %	86	82	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	93.96 %	1	96.17 %	100	100	
Overall Ranking:			In State: 1 / 13		Nationally: 93 92		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$3,339	\$15,052		\$28,750	45 Units	6.70 %	
Homebuyer Unit	\$12,242	\$28,954		\$15,714	203 Units	30.10 %	
Homeowner-Rehab Unit	\$18,605	\$20,474		\$21,140	395 Units	58.60 %	
TBRA Unit	\$548	\$852		\$3,230	31 Units	4.60 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Charleston County SC

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$69,895	\$116,376	\$23,927
State:*	\$89,056	\$12,587	\$22,302
National:**	\$103,194	\$78,960	\$24,147

CHDO Operating Expenses:
(% of allocation)

PJ:	2.0 %
National Avg:	1.2 %

R.S. Means Cost Index: 0.82

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	46.7	18.7	4.8	0.0
Black/African American:	51.1	70.0	94.7	0.0
Asian:	0.0	0.5	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	2.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	2.2	0.0	0.0	0.0

ETHNICITY:

Hispanic	0.0	4.4	0.5	0.0
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HOUSEHOLD SIZE:

1 Person:	80.0	29.1	38.7	0.0
2 Persons:	11.1	19.2	24.1	0.0
3 Persons:	4.4	28.6	20.5	0.0
4 Persons:	4.4	15.8	10.9	0.0
5 Persons:	0.0	2.5	3.3	0.0
6 Persons:	0.0	0.5	1.5	0.0
7 Persons:	0.0	0.0	0.8	0.0
8 or more Persons:	0.0	0.0	0.3	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	2.2	52.7	29.9	0.0
Elderly:	88.9	4.4	44.8	0.0
Related/Single Parent:	2.2	24.1	7.3	0.0
Related/Two Parent:	0.0	11.3	12.9	0.0
Other:	6.7	3.0	5.1	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	86.7	3.4 [#]
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	13.3	

of Section 504 Compliant Units / Completed Units Since 2001 18

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Charleston County State: SC Group Rank: 93
 (Percentile)
 State Rank: 1 / 13 PJs Overall Rank: 92
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 85.50%	85.88	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 60.40%	89.93	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	97.78	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.15%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.980	1.72	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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